



HAWAII COMMUNITY
DEVELOPMENT AUTHORITY



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Ref. No.: KAK 18-054

July 10, 2018

Central Kakaako: Self-Storage Project
Hawaii Community Development Authority (HCDA)
General Meeting Notes of the Design Advisory Board (DAB) Review Meeting

Project Name: Extra Space Storage Honolulu
Address of Project Site: 868 Queen Street
Tax Map Key (TMK) Nos.: (1) 2-1-049; 011, 032, and 033

Date of Meeting: July 9, 2018

Meeting Location: HCDA Office

Attendees: Deepak Neupane, P.E., AIA – HCDA Director of Planning & Development (DAB Member)
Tom Schnell, AICP – PBR Hawaii & Associates, Inc. (DAB Member)
Jason DeMarco, AIA – WRNS Studio (DAB Member)
Sery Berhanu, AICP – HCDA Planner
Nolan Borden – Baranof Holdings (Applicant)
Andy Hendricks – Baranof Holdings (Applicant)
Charles D. Hunter – Kobayashi Sugita & Goda, LLP (Applicant)

The following are comments and recommendations that were made regarding the overall design for the proposed development:

1. Commend the provision of retail space along Kawaiahao Street, but to make these commercial spaces more desirable for most retail and restaurant applications entertain the idea of having deeper spaces.
2. Rather than dedicating the entire ground floor along Kawaiahao Street to a commercial space entertain the idea of having a live/work space. This might interest the makers community of Kakaako.
3. Entertain the idea of having rental residential units on the upper floors, especially over the lot that faces Queen Streets and is now proposed as mostly serving as the surface parking lot.
4. Have a canopy (about 6 feet wide) running along the façade of the building facing Kawaiahao Street.
5. To add more depth to the façade, replace the concrete masonry unit that are painted light gray with the split-face blocks.
6. For satisfying the public facilities dedication requirement entertain the idea of opting for cash-in-lieu rather than dedicating land to HCDA.
7. Provide a more detailed and programmed plan for the open space on the fifth (5th) floor. Given that it is a large space a restroom might be needed.
8. Address how the open space will be accessed.
9. Entertain the idea of leasing the open space on the fifth (5th) floor as community event space. This could serve as a revenue source for the Project while serving as an amenity for the community.

End of Note

Exhibit C